

General Hospital and West Campus Feasibility Study

Community Meeting #5 – June 2, 2022 – Questions and Answers

Housing and Market Analysis

1	In your analysis, there were only a few pages that touched on the affordable housing proposals, when will you be able to provide a more detailed plan for that?	<p>The Request for Proposal (RFP) process will involve more detailed analysis of affordable housing proposals—this level of detail is not included in the Feasibility Study process.</p> <p>Answered by AECOM</p>
2	According to the Feasibility Study, the market area studied by AECOM has a median household income of \$42,000 which means that market rate development may be unaffordable to many community residents (pg.630). How exactly can the County ensure that existing residents can qualify and afford to live in the majority of units proposed for development in the reuse project?	<p>The Request for Proposal (RFP) process is designed to target a competitive process to target the most affordable levels of housing. The Feasibility Study identified the levels and need for affordability.</p> <p>Answered by AECOM</p>
3	According to the socio-economic trends studied in the Feasibility Study, 47% of the market area residents lack a high school degree, which found that this will be a barrier for local residents in participating in higher paying sectors like biotech, So WHY is biotech infrastructure (pg. 630) being considered for uses in the General Hospital when it goes against the community economic goals of the project?	<p>Biotech is one of many land use considerations based on market research, the goal of which is to provide a broad range of land uses to inform the Request for Proposal (RFP) process. This does not mean that biotech will ultimately be included in the redevelopment of General Hospital.</p> <p>Answered by AECOM</p>
4	El Sereno and Lincoln Heights have AMI of <\$50K, Boyle Heights even less...They are gentrifying...When is the CEQA/EIR??	<p>The timing of the CEQA/EIR phase of the renovation of General Hospital and redevelopment of West Campus will be determined as part of the developer selection process.</p> <p>Answered by AECOM</p>

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5	<p>I would like to know why your analysis did not highlight the informal economy such as vendors?... These are also important cultural roles, but they also face barriers to job training. Thank you, I am a community leader of organizations of ICS, ELEADS and more.</p>	<p>The informal economy is difficult to study due to its characteristics. The Study Team expects interested developer entities to conduct their own market analysis as part of the process of determining if or how to respond to the RFP. It is possible one or more developer entities will consider the informal economy as they explore the market area in the level of detail they determine is adequate to make business decisions. Since food insecurity is a community concern, it is possible a developer entity will want to encourage food trucks and mobile vendors to use various areas around General Hospital and West Campus.</p> <p>Answered by LA County Chief Executive Office (CEO)</p>
6	<p>I had a couple of questions regarding the economic opportunities that this can bring forth for our community of Boyle Heights. As a sister of someone who holds a small business here it's important that we incentivize affordable rent for retail, small business and local procurement. According to the Feasibility Study, on page 474, the Market Analysis researched "Socio Economic and Employment Trends" and it identified that in Boyle Heights (market area A) there is a stronger reliance on wholesale and manufacturing jobs. Why did your analysis not highlight the informal economy like Mariachi and street vendors? These are important cultural roles as well yet they also face barriers to job training. Are there any current plans in development for training for residents that do not have a high school or college degree? We need to make sure that the community is also being taken into consideration.</p>	<p>Thank you for pointing out the informal economy like Mariachi and street vendors; please see answer to question above. Job training services were identified as a community priority in the Feasibility Study.</p> <p>Answered by AECOM</p>

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Community Benefits and Economic Opportunity

7 **How do we know that there really are benefits for the community? We do not want corporate businesses that come to displace small businesses and gentrify our community, we are tired of housing being commodified. We want them to really take into account the needs and priorities of the most vulnerable.**

The purpose of the community engagement efforts during the Feasibility Study process was to provide a clear record of the benefits that community most wants from this project. The Feasibility Study now serves as a detailed record of community needs and interests to inform developers who are interested in bidding on this initiative. Each development proposal will include community benefits and community engagement opportunities and the proposals will be evaluated in part on the community benefits they propose to offer.

Community representatives will be included in the review process of the developer proposals through a subcommittee of the Health Innovation Community Partnership (HICP). Additional community outreach will ensure that the community remains informed of the status of the RFP process. Once a developer is selected, there will be additional opportunities to engage and provide community voice to the process. This will be laid out in the Community Engagement Plan that is included in the selected proposal.

To stay up-to-date on the project, join our public conversations by attending our Health Innovation Community Partnership (HICP) meetings the first Friday of every month. To register, [click here](#). For more information, visit our HICP website hicpla.org.

Answered by LAC+USC Medical Center Foundation

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8	<p>How do you expect this project to help the family/community/students?</p>	<p>The renovation of General Hospital and development of West Campus will deliver a range of community benefits to local residents, students, business owners, and families. The creation of affordable housing units is a key focus to increase the stock of affordable housing in the area. The Feasibility Study has emphasized the need for family-sized units as well as units for lower income neighbors. In addition, there will be economic and employment opportunities ranging from workforce training and local hire programs to procurement opportunities. In addition, there will be a range of other services and resources on the campus, which may include affordable office and retail space, community-serving spaces, outdoors and green spaces, grocery and food vendors, and affordable hospitality. The developer proposals for the project will be evaluated in part on the community benefits they propose to offer.</p> <p>Answered by LAC+USC Medical Center Foundation</p>
9	<p>How are you going to strengthen the goals for hiring local residents that already exist for the projects of the LAC+USC Medical Center by reevaluating the current goals? Furthermore, how are you going to create job opportunities for young people and adults, regardless of their immigration status?</p>	<p>We invite you to join the Health Innovation Community Partnership’s Local and Target Hire workgroup that meets at least once per month. This workgroup is focused on strengthening hiring goals for local residents and creating job pipeline opportunities to match available jobs with local and target workforce.</p> <p>Answered by LAC+USC Medical Center Foundation</p>
10	<p>How do we ensure that vendors come from our community and are not foreigners to our community?</p>	<p>It is a priority for the Request for Proposal (RFP) Team to maximize local workforce development and hiring within the RFP process. The Feasibility Study provided an exceptional framework that identifies potential services and amenities that can be built in the project area.</p> <p>The RFP Team is also looking into the possibility of contracting with locally-owned small businesses during the development phase and construction phases, but especially looking to opportunities during later phases including operations and maintenance.</p> <p>Answered by the Department of Economic Opportunity (DEO)</p>

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Housing and Gentrification

11	Lincoln Heights has lost hundreds of homes to General hospital and USC. How will the County correct this?	The renovation of General Hospital and the redevelopment of West Campus is envisioned as part of a process of restoring housing to the community. This project is focused on providing affordable housing opportunities for low income residents of Lincoln Heights, Boyle Heights, City Terrace, El Sereno, East Los Angeles, and North East Los Angeles. A range of affordability is also being included in the framework to provide housing that is affordable to a range of income levels.
12	So families in low income could get a cheaper housing or rent?	A goal of the project is to provide housing opportunities at varying levels of affordability to make sure this project helps respond to needs of local low income residents. Assuming there funding availability, when the housing units become available to rent, families and individuals that qualify for Federally funded housing vouchers would have their rent subsidized. This potentially would lower their monthly rental payments.
13	For new housing, how will the families be chosen? Will the application be easily accessible?	<p>There is currently no housing application process designed yet or available as the project is not yet underway. Applications would be made available closer in time to the opening of the buildings after construction is completed. When the time comes, housing applications will be promoted across the community and made accessible in various forms and languages as appropriate for community residents.</p> <p>You are also welcome to join our public conversations by attending our Health Innovation Community Partnership Meetings the first Friday of every month. To register, click here. For more information, visit our HICP website hicpla.org. To stay updated, join our mailing list.</p> <p>Answered by LAC+USC Medical Center Foundation, Inc.</p>

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14	<p>Will it be possible to have housing for people who are low income and will there be a daycare to support mothers ?</p>	<p>Affordable housing is one of the most significant priorities of the Feasibility Study per the direction of Supervisor Solis, and through community feedback, the Study made sure to emphasize degrees of affordability to ensure that there is housing for low income residents as well as family-sized units.</p> <p>There are legal minimum ranges of affordability that will be included on the RFP. In addition, the RFP Team will try to include the maximum affordability requirements without limiting the creativity and competition of the developers. Our goal is to attract multiple, qualified competitive bidders that expand the set of what is possible and allows room for negotiation.</p> <p>Developers will include in their proposals different amenities and services for the community to complement the already existing on-campus services. This may include daycare or other services in support of young children and families.</p> <p>There is already a Childcare Center on campus which will be available to both employees and community members. For more information, please contact the Center’s operators: http://cdcla.org/all-locations/lacusc-childrens-center/</p> <p>Answered by the Department of Economic Opportunity (DEO)</p>
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Community Needs and Services

15	<p>Can you please share what are the plans for our elders with memory loss, assistance living, as our Japanese American Elders continue to be displaced from their forever home at Sakura Gardens, and displaced at other locations that do NOT meet their needs?</p>	<p>The LAC+USC Medical Center campus supports all community members. All LA County residents can receive care regardless of their ability to pay. The needs of people struggling with disabilities, seniors, and other vulnerable groups are a priority for our campus. These are core values for everyone at the LAC+USC Medical Center campus and we will continue to advocate for those values at all projects in campus and surrounding neighborhoods. The project team has discussed the possibility of prioritizing housing for our community’s most vulnerable that includes elders with memory loss, assisted living and community members that reflect our community including Japanese American elders.</p> <p>Answered by LAC+USC Medical Center Foundation</p>
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16	<p>I would like to know if the word “DIVERSITY” includes the other ethnic communities besides the Latino community. I am a Vietnam Vet and born and raised in Boyle Heights, starting in Aliso Village then to J-Town (1945) then to Boyle Heights until we moved to El Sereno. I attended 2nd St. Hollenbeck, Roosevelt, Cal State LA, meaning I have deep roots in the East Los Angeles part of LA. My question is will there be “equality” for ALL? Although when I lived in Boyle Heights we had a large Jewish population (diminishing at the time) and a reasonable size community of Japanese Americans, as well as Chinese (also diminishing). Plus an African American community primarily from the projects at that time. In this thought, will “Equality and Diversity” include these communities too? Look I feel that in the area of especially the senior population, especially those of a non-English origin, such as Spanish speaking (which seems to be the emphasis here), what would like to know will BI-CULTURAL BI-LINGUAL for all the diverse culture be included. And will there be an outreach program throughout the city? As our elders age, bi-cultural bi-lingual programs and services becomes almost required for keeping our seniors healthy and safe. Without this how can our seniors express their needs. Thank you.</p>	<p>Thank you for sharing these concerns. The Project Team is committed to build an inclusive and equitable community engagement process. The Community Engagement Steering Committee (CESC) for the General Hospital and West Campus Feasibility Study was formed in 2019 with 20 members invited to represent a wide range of community perspectives and help guide the Study’s outreach efforts. It is always our goal to ensure a broad range of participation and perspectives be represented. The CEO’s office hosted five Community at Large meetings, presented monthly at the Health Innovation Community Partnership (HICP), and shared information at multiple Neighborhood Council meetings.</p> <p>There will be several ongoing opportunities for community engagement in the future phases of the project and we will be sure to reach out to invite you to participate. We will continue to work to be more inclusive and diverse in particular with communities historically part of Boyle Heights. We want to actively engage bilingual and bicultural communities.</p> <p>You are also welcome to join our public conversations by attending our Health Innovation Community Partnership Meetings the first Friday of every month. To register, click here. For more information, visit our HICP website hicpla.org. To stay updated, join our mailing list.</p> <p>Answered by LAC+USC Medical Center Foundation, Inc.</p>
17	<p>How will parking be made affordable?</p>	<p>The RFP process will identify a comprehensive list of community needs and priorities; which likely will include affordable parking for residents, workers, patients, and visitors to the LAC+USC Medical Center, and the future re-uses of General Hospital and West Campus. The developer respondent teams will need to identify how they plan to address these community needs in their development proposals.</p>

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18	<p>I would like to know if there would be a grocery with organic food?</p> <p>What opportunity is there for the community to have access to healthier food such as a market closer to their home?</p>	<p>The Request for Proposal (RFP) Team is looking at the minimum expectations and requirements to be included in the RFP. Those can include affordable housing, local hire and contacting for locally owned businesses, as well as the amenities offered at the site, including a grocery store. There has been a frequent request by the community to address food access and food security issues in this area with affordable, healthy food options.</p> <p>The RFP Team’s priority is to ensure the RFP addresses the biggest needs of the community. As an example, if the area is a qualified food desert, bringing in resources to address that need would be a priority. One possible way this may be accomplished is by requiring developers to identify priority non-housing services based on community needs and then including solutions to address those needs in their proposal.</p> <p>Answered by the Department of Economic Opportunity (DEO)</p>
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GHFS Financing

19	<p>I have another question about the possibility that the County might require a mechanism where the market rate rents provide a subsidy for the deeply affordable rents. The reason for this is to create a subsidy that is not section 8. This is preferred because section 8 will not work for undocumented people and we have a group of people who are not served by housing options. section 8 is also limited. The feasibility of this is something that the financial consultant of the feasibility study could analyze.</p>	<p>The Request for Proposal (RFP) process will involve more analysis of affordable housing funding mechanisms including all subsidies</p> <p>Answered by AECOM</p>
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RFP Process and Future Phases

20	<p>Is the plan for the county to keep ownership of the site and improvements once development is complete?</p>	<p>The LAC+USC Medical Center campus land and the site for this project will continue to be owned by Los Angeles County.</p> <p>Answered by the Department of Economic Opportunity (DEO)</p>
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21	<p>What will community engagement participation look like in this new timeline for the RFP process? Specifically, how will residents and HICP partners be able to provide input to RFP from July - August 2022 before the Request For Proposals goes out in September 2022?</p> <p>I'm an Eastside organizer and I'd really like to stress the need for transparency and inclusivity of the community throughout the process of RFP. I am curious, how will you keep the community informed on the next steps and ensure that the community is able to continue to stay informed and provide feedback?</p> <p>Will there be a creation of a community board made of community leaders to give ongoing input to the RFP in our community? How will long standing community residents, those who are the most impacted by this project, have decision making power in the selection of the RFP? Further, what will community engagement look like in the contract negotiation process?</p> <p>Can we ensure that community based organizations or long term local community members participate in an advisory committee to help select the developer and be engaged throughout the development of the project?</p> <p>I want to reiterate that the RFP process needs to be transparent and inclusive. My question is how we will ensure that the community that will benefit from the project have a say in the entire process of selection and construction of this project?</p>	<p>The request for proposals (RFP) team is exploring roles for the Health Innovation Community Partnership (HICP) to participate in the RFP process as well as future phases. HICP will open a self-nomination process for members to apply to serve on the HICP Subcommittee for the General Hospital and West Campus Development RFP. The role of committee members is likely to be fairly intensive, and will require commitment of significant time and expertise to review the Community Benefits and Outreach Plan proposals submitted by developers.</p> <p>In addition, a robust community engagement strategy will inform the RFP process and will include regular updates at HICP meetings, community at large meetings and regular updates through social media and in the project website.</p> <p>You are also welcome to join our public conversations by attending our Health Innovation Community Partnership Meetings the first Friday of every month. To register, click here. For more information, visit our HICP website hicpla.org. To stay updated, join our mailing list.</p> <p>Answered by LAC+USC Medical Center Foundation, Inc.</p>
22	<p>How are you going to determine what percentage of housing will be affordable and how low income will it be? What percentage of this project is dedicated to low-income families?</p> <p>When will we get more specific metrics related to the affordable housing allocation in this project?</p>	<p>The Feasibility study is not designed to specify metrics of affordability but the Request for Proposal (RFP) process will address this. There are legal minimum ranges of affordability that will be included in the RFP. In addition, the RFP Team will work to include the maximum affordability requirements without limiting the creativity and competition of the developers. Our goal is to attract multiple, qualified competitive bidders that expand the set of what is possible and allows room for negotiation.</p> <p>Answered by AECOM and the Department of Economic Opportunity (DEO)</p>

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23	<p>How are we going to create accountability for the developers to ensure the funding sources are making affordable housing permanent?</p> <p>What will the mechanism of accountability be to ensure that developers are prioritizing permanent affordable housing?</p> <p>Seeing that affordable housing was the highest priority throughout your community engagement process, have you all identified metrics of success to ensure that the development is prioritized for extremely low income residents of the Eastside of Los Angeles (Lincoln Heights, El Sereno, Boyle Heights, East LA).</p>	<p>The developer will make a series of commitments through the RFP process. These commitments will relate to the levels of affordability and mix of units. The developer will be selected based on commitments made in proposal.</p> <p>The ENA phase will negotiate the enforcement mechanism and terms to hold the developer accountable. In addition, there will be various opportunities for the community to continue to relay housing priorities and accountability for the developer through the permitting process at opportunities for public hearing and public comments.</p> <p>Answered by the Department of Economic Opportunity (DEO)</p>
24	<p>How are we going to ensure that the community has transparency in the construction process?</p>	<p>The construction process is a few steps away, but there is an overall commitment from County, from the First District and from the medical center to ensure that there is community engagement throughout the process.</p> <p>Prior to construction, we will have the RFP phase, then developer selection and negotiations, and finally construction. Throughout the project, the Health Innovation Community Partnership (HICP) will receive regular updates to ensure there is a community space to hear about the project and ask questions of the project team.</p> <p>For the next phase, the RFP phase, HICP members will apply to serve on the HICP Subcommittee. The role of committee members is likely to be fairly intensive, and will require commitment of significant time and expertise to review the Community Benefits and Outreach Plan proposals submitted by developers.</p> <p>You are also welcome to join our public conversations by attending our Health Innovation Community Partnership Meetings the first Friday of every month. To register, click here. For more information, visit our HICP website hicpla.org. To stay updated, join our mailing list.</p> <p>Answered by LAC+USC Medical Center Foundation, Inc.</p>

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25	<p>Where will the rfp be posted? Where do developers who want to bid on the project go for bid documents? Who should we be in contact with to ask questions?</p>	<p>DEO department is developing RFP and will be posted to County website. Check the HICP website hicpla.org for links and project updates.</p> <p>Answered by the Department of Economic Opportunity</p>
26	<p>Will the RFP focus on the construction work -- or frame out - of the space or will it include leading the engagement of possible onsite vendors and retail and other operators such as housing operators?</p>	<p>The developer will both develop the project (construction) and will be responsible for how the project will be operated and maintained, including stabilization of housing.</p> <p>Answered by the Department of Economic Opportunity</p>
27	<p>How many developers would actually have the capacity for this size of project? Will there be more than one selected?</p>	<p>It is anticipated that there will be a master agreement with a single developer. It is anticipated that there will be multiple subcontract agreements due to the size and complexity of the space.</p> <p>Answered by the Department of Economic Opportunity</p>
28	<p>Who will get to sit on the selection panel?</p>	<p>The developer selection process is in development as part of the drafting of the RFP. Aspects of the submitted proposals will be evaluated by different subject matter experts, one of which will be a subcommittee of Health Innovation Community Partnership (HICP) members who will review the Community Benefits and Outreach Plan proposals submitted by developers.</p> <p>HICP will open a self-nomination process for members to apply to serve on the HICP Subcommittee for the General Hospital and West Campus Development RFP. The role of committee members is likely to be fairly intensive, and will require commitment of significant time and expertise to review the Community Benefits and Outreach Plan proposals submitted by developers.</p> <p>Answered by LAC+USC Medical Center Foundation</p>
29	<p>Can meetings with the subcommittee of community members & CBOs continue to be in the evening (~4:30-6pm) ?</p>	<p>The HICP Subcommittee is not yet established. Once the Subcommittee is formed, the meeting schedule will be set to maximize participation by the members.</p> <p>Answered by LAC+USC Medical Center Foundation</p>

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Other

30	Will the chat notes be incorporated into the presentation summary notes and recommendations?	<p>Yes, all comments and feedback will be captured and included in the final meeting summary as well as uploaded to the General Hospital Feasibility Study website: hicpla.org/general-hospital-feasibility-study. To stay updated, join our mailing list. You are also welcome to join our public conversations by attending our Health Innovation Community Partnership Meetings the first Friday of every month. To register, click here. For more information, visit our HICP website hicpla.org.</p> <p>Answered by LAC+USC Medical Center Foundation, Inc.</p>
31	Will the Childcare Center provide service to anyone who needs services? Or only for low-income families living in the new project?	<p>The current Childcare Center under construction on the campus is a separate project and will open in 2022. Services will be available to both medical center employees as well as community members. For more information, please contact the center's operators: http://cdcla.org/all-locations/lacusc-childrens-center/</p> <p>Answered by the LAC+USC Medical Center Foundation, Inc.</p>
32	May I get the Health Innovation Community Partnership meetings' link?	<p>The Health Innovation Community Partnership, HICP meets the first Friday of the month. The meetings are virtual via Zoom and open to the public. To register, click here.</p> <p>For more information, visit HICP website hicpla.org</p> <p>Answered by the LAC+USC Medical Center Foundation, Inc.</p>
33	How do we get a copy of the slide deck?	<p>The slides and all the meeting materials are available on the Study website hicpla.org/general-hospital-feasibility-study. To stay updated, join our mailing list.</p> <p>You are also welcome to join our public conversations by attending our Health Innovation Community Partnership Meetings the first Friday of every month. To register, click here. For more information, visit our HICP website hicpla.org.</p> <p>Answered by the LAC+USC Medical Center Foundation, Inc.</p>

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34	How do I join your mailing list?	<p>To join the mailing list visit the Study website hicpla.org/general-hospital-feasibility-study or click here mailing list.</p> <p>You are also welcome to join our public conversations by attending our Health Innovation Community Partnership Meetings the first Friday of every month. To register, click here. For more information, visit our HICP website hicpla.org.</p> <p>Answered by the LAC+USC Medical Center Foundation, Inc.</p>
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Comments

Community Needs

- We need more affordable housing for extremely low income residents in the surrounding community.
- We must Strengthen existing local and targeted hire goals for the LAC+USC Medical Center projects through reassessment of current goals and by creating workforce opportunities for youth and adults regardless of immigration status.
- UNION JOBS
- More employment opportunities are needed to independently hire community members
- We need EQUITABLE development that prioritizes our most vulnerable residents.
- Hello, my name is Rocio Alatorre. I have called East Los Angeles home for 23 years and currently live with my family of 6 on Marengo St. in Boyle Heights. My family and I live just a few blocks from the General Hospital and the development of this project offers a possibility to respond to the needs of families like mine. That's why I joined this meeting this afternoon. I want my voice to be heard and I want to call attention to the need for affordable housing for families like mine and cast my vote in support of more economic opportunity for small local businesses, such as street vendors. In Boyle Heights there is a great need for affordable housing. Our Latino community has lived in the East for decades and at the moment we face pressure to relocate as rent has risen to very high costs. This is an injustice. Regarding this project with great opportunities to respond to this injustice, how is it that the County (*message was cut*)
- Hi, my name is Stephanie Cierra. I have called the Eastside home for 17 years. I hope this project helps the community by providing REAL affordable housing and does not create a place of gentrification – which the EastSide has seen far too often. Please do not gentrify the neighborhood, it is my deepest concern.
- Hello, my name is Justina Lucas and I am a freshman at Roosevelt High School. I have lived in the Eastside for 15 years and currently live with my family of six on Saratoga St in Boyle Heights. I hope this project helps the community by giving people an opportunity to get more jobs in the neighborhood. Also, I would love to see the new project include a community garden that can help families and the whole community come together. I would love to see more nature around the neighborhood. I hope that you will allow this project to give people in our neighborhood the opportunity to get new jobs and if the new project can include a community garden for the community. Thank You!
- Hello, my name is Blanca Espinoza. I have called East Los Angeles home for 24 years and currently live with my family of 5 on Sentinel Ave. in the Boyle Heights community. I have been following the updates of the reuse project of the old General Hospital building for a year. I recognize the importance of this project for my family and my community. This project opens up great opportunities for the county to respond to the needs of families like mine in the East. That is why I believe that transparency and inclusiveness in decisions about this project is essential. The community needs to be included and have a say in what happens in our community. This project has the opportunity to address a great need for extremely low-income affordable housing for all

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residents of the East. It is important to me to know how the County makes sure to include the extremely low-income in the voice and vote process through the RFP process.

- Hello, my name is Maria Vela. I have lived in East Los Angeles for the past 25 years on Princeton St which is in unincorporated Los Angeles County. I have two daughters who just graduated from college and they want to move to the East Los Angeles community. However, housing is getting more expensive with each passing day. This project can help people like them get housing and bring more professionals to our communities who share values and interests. Also, I think this project will help us create more health, jobs and affordable housing that are a fundamental part of family well-being. Close with a question or recommendation from above or another that aligns with our collective intentions. The eastern community is being displaced from their homes in large numbers. There is no affordable and affordable housing and many people have had to move abroad to find a stable home. The level of income (*message was cut*)
- Hello, my name is Blanca Dueñas. I have called East Los Angeles home for 32 years and currently live with my family of 7 on Whittier Street in East Los Angeles. I have been involved in this project from the beginning and have attended the community sessions. This project will help my family and community to have affordable, decent housing that is accessible to people with very low incomes. This project will benefit many families who are in danger of eviction and displacement. This project will help students, seniors and the community with high needs. We must strengthen local resident hiring goals that already exist for LAC+USC Medical Center projects by reevaluating current goals and creating job opportunities for youth and adults, regardless of immigration status. These jobs should be taken (*message was cut*)
- I would love to see that the affordable housing is a requirement in this section, at a high percent
- Hi my name is Eva Garcia I have called home for 14 years and currently live with my family at 2114 4th st los angeles 90033. I have been involved in this project from the beginning and have attended the community sessions. This project will help my family and community to have affordable, decent housing that is accessible to people with very low incomes. This project will benefit many families that are in danger of eviction and displacement. This project will help students, seniors and the community with high needs. We must strengthen local resident hiring goals that already exist for LAC+USC Medical Center projects by reevaluating current goals and creating job opportunities for youth and adults, regardless of immigration status. These jobs should be taken (*message was cut*)
- Affordable housing is quite complex. Low Income Housing Tax Credits (LITHC's) are short term tax credits given in exchange for about 55 years, after which owners can raise to market rents. Focusing on funding sources that make affordable housing permanent is just as important as percentage of affordable units.
- Lincoln Heights has lost hundreds of homes to General hospital and USC. How will the county correct this? The broad sweeping erasure of a community . Perhaps listen to the community of Lincoln Heights. Hilda Solis you are invited to come talk to the 39,000 people of Lincoln Heights. Many residents suffered from the demolition of women and childrens hospital where demo went unmitigated and dust blew across our neighborhood during covid esp at point blank range at the apts on Workman/ mission.
- The houses that are needed in the community are for people who do not have enough income to pay rent since in these times of pandemic they have been very difficult.

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- We look forward to more diversity from our other communities, and I am willing and able to assist to help bring them to the table, and to continue as a hospital, not an apartment complex.
- The pandemic had a devastating toll on families in the Eastside and that is not captured in this report, we would like developers to also study the impact of the housing and economic trends since April 2020 to April 2022 because we have been in a pandemic and our areas were the hardest hit with economy and health.
- Hello, my name is Gisselle Lopez. I lived in Los Angeles for 22 years with my family of six. I want to support my community by being part of the voice to develop more social services, housing justice and many more community developments. Being a first generation graduate I want our communities voice to be heard and accounted for. Thank you for your time.
- Good evening everyone, my name is Michelle and I grew up and currently live in Ramona Gardens which is down the street from the hospital. I also work right across the street from the local hospital. I have seen lots of changes happening in my community, two of those being gentrification and parking. I want to highly encourage this project to provide low cost parking and improve access to local transportation. There is a huge parking issue in my community and when parking from the hospital isn't affordable outsiders take up our limited parking in our community. I also encourage the county to engage with USC in talks about the university ALLOWING members of the public to use their shuttle because they already circulate the surrounding community and even travel to union station and the south la campus. Our community is majority low income, working class and there is a LACK OF BUSES Available TO US. The shuttles will definitely help us in making accessibility better and it's only right to provide our community members with community benefits when it comes to these major projects because it immediately impacts us the most since we are the closest residents to the site
- Hello, my name is Martha Aguilar, I have called East Los Angeles home for 23 years and currently live with my family of 6 on SOTO in BOYLE HEIGHTS. My family and I live 6 blocks from the General Hospital and the development of this project offers a possibility to respond to the needs of my community, that is why I am in this meeting so that my voice is heard and I also want to draw attention for everyone, I see the need in my community so that there are no more evictions and they are living on the streets with their families, and that is jobs for everyone. In Boyle Heights there is an extraordinary requirement for reasonable accommodation. Our group of Latinos has lived in the East for a long time and now we are facing difficulties in moving as the rent has become an extremely significant expense. I hope that this project offers help to the families of those most in need. THANK YOU
- Our communities have been hit hard, and the data needs to reflect the current economic challenges our families are facing in the Eastside!
- Using data from 2019 does not reflect the reality of our communities today. We need new data!
- Tenants of Boyle Heights are experiencing many housing issues because of COVID-19 pandemic, whether it's rental debt or no fault evictions, tenants are experiencing great hardship. Therefore affordable housing is important more than ever as well as data reflecting the current situation for tenants of Boyle Heights.

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- I want to ensure that the low resources are taken into account to ensure that our most vulnerable residents of the community have the opportunity to benefit from this project that is why the County must ensure this fact thanks
- What worries me most is the community that does not have enough to pay rent
- We need housing for people with little resources and thus slow down a bit, people living on the street! Thank you.

RFP

- I agree with the speaker Monica about clear metrics and expectations around affordable housing. Community input in the development of the RFP is important to ensure their voice and vision around affordable housing is reflected in the RFP that will go out to the developer community.
- Language justice must be followed throughout the RFP timeline in order to guarantee an inclusive process by HICP members. Therefore, the RFP draft materials that are expected to be shared in July 2022 must be at the minimum translated into Spanish, and Mandarin, this should also be the same standard we hold for public release of the received proposals by developers.
- I recommend a balance of the sub-panel, which will be a small group, with opportunities for larger community engagement and input.

Community Engagement Process

- As the conversation of meetings have taken place, there has been little or no outreach to our Asian, Jewish or Armenian community and stakeholders that continue to reside in Boyle Heights, especially as they are aging and have so few choices, and the overwhelming mental people that surround this entire campus.
- The council and the community of Lincoln Heights have been asking to be let in on the conversation. Please Talk to the People of Lincoln Heights and come to a LHNC Planning and Land use meeting. For this to be equitable.
- A robust and authentic community engagement process is critical to this project.
- Thank you for inviting me. For me the most important issue is Bi-Lingual Bi-Cultural needs for our elderly. Especially since the elderly are the most likely demographic which has not adjusted to an English speaking society. To be compassionate to them for having raised us and to assure as much comfort for them as they enter the twilight years of their life.

Other

- Happy we have a champion like Supervisor Solis!
- Es un proyecto excelente ,Muchas Gracias
- Thanks Guadalupe - always appreciate your guidance and insight.
- Thank you Ms. Guadalupe, I understood that now is the time to support the re-election of Supervisor Solis so as not to take a step back and to speed up this process that helps cover these needs that are urgent for our community.
- Fantastic presentation! Thanks to all!

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- I want to thank the entire HICP group and Hilda Solis team, for taking the challenge community project for our beloved General Hospital. So with that being said, We look to the future of equality and diversity in community participation at the upcoming meetings, and more importantly once again, for those that have been over shadowed and that have not attend the past meetings, which leads me to ask how can I/we, be sure that we can have and help those that have not had an opportunity to participate, and that they be placed at the front of the line, once again for the most vulnerable elders, people with disabilities and our veterans, which should be at the top of the list, as aging doesn't end, it increases, and it is our duty to care for them as a higher priority and should have the General Hospital repurposed for them.
- Thanks for keeping the community informed.
- Thank you for the opportunity to educate yourself so I raise my hand and my voice is heard and thus share with the community that cannot attend
- This has been a fun and cherished process. I am proud to have been a participant/leader all along!
Mil gracias
- WE WANT IT TO HAPPEN NOW! Si se puede gracias
- Thanks to the ENTIRE team for all you have done to create this journey together! A career highlight and I cherish the relationships I have formed along the way.
- Thank you Community, Community Engagement Steering Committee, HICP membership and County for your time and engagement to maximize community benefits!